

MINUTES OF THE CITY COUNCIL WORKSHOP  
CITY OF COLLEGE STATION  
MARCH 28, 2013

STATE OF TEXAS           §  
                                     §  
COUNTY OF BRAZOS       §

**Present:**

Nancy Berry, Mayor

**Council:**

Blanche Brick  
Jess Fields, arrived after roll call  
Karl Mooney  
John Nichols  
Julie Schultz, arrived after roll call  
James Benham, arrived after roll call

**City Staff:**

Frank Simpson, City Manager  
Kathy Merrill, Deputy City Manager  
Carla Robinson, City Attorney  
Sherry Mashburn, City Secretary  
Tanya McNutt, Deputy City Secretary

**1. Call to Order and Announce a Quorum is Present**

With a quorum present, the Workshop of the College Station City Council was called to order by Mayor Nancy Berry at 4:33 p.m. on Thursday, March 28, 2013 in the Council Chambers of the City of College Station City Hall, 1101 Texas Avenue, College Station, Texas 77842.

**2. Executive Session**

In accordance with the Texas Government Code §551.071-Consultation with Attorney, §551.074-Personnel, and §551.087-Economic Development Negotiations, the College Station City Council convened into Executive Session at 4:34 p.m. on Thursday, March 28, 2013 in order to continue discussing matters pertaining to:

A. Consultation with Attorney to seek advice regarding pending or contemplated litigation; to wit:

- City of Bryan's application with TCEQ for water & sewer permits in Westside/Highway 60 area, near Brushy Water Supply Corporation to decertify City of College Station and certify City of Bryan.
- Chavers et al v. Tyrone Morrow et al, No. 10-20792; Chavers v. Randall Hall et al, Case No. 10 CV-3922.
- College Station v. Star Insurance Co., Civil Action No. 4:11-CV-02023.
- Patricia Kahlden, individ. and as rep. of the Estate of Lillie May Williams Bayless v. Laura Sue Streigler, City of College Station and James Steven Elkins, No. 11-003172-CV-272, in the 272nd District Court of Brazos County, TX
- Tom Jagielski v. City of College Station, Cause No. 12-002918-CU-361, In the 361<sup>st</sup> District Court of Brazos County, Texas
- State v. Carol Arnold, Cause Number 11-02697-CRF-85, In the 85th District Court, Brazos County, Texas

B. Consultation with Attorney to seek legal advice; to wit:

- Legal advice concerning the contested case hearing for MSW Permit No. 2376.

C. Deliberation on the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer; to wit:

- City Manager

D. Deliberation on economic development negotiations regarding an offer of financial or other incentives for a business prospect; to wit:

- Discuss economic development incentive negotiations with TAMUS

The Executive Session adjourned at 5:59 p.m.

### **3. Take action, if any, on Executive Session.**

**MOTION:** Upon a motion made by Councilmember Schultz and a second by Councilmember Brick, the City Council voted seven (7) for and none (0) opposed, to appoint Frank Simpson as City Manager. The motion carried unanimously.

### **4. Presentation, possible action, and discussion on items listed on the consent agenda.**

Items 2i, 2j, and 2g were pulled for discussion.

**2i:** Lt. Scott McCollum clarified that falcons and hawks were exempted to allow for properly licensed handlers to own raptors.

**2j:** Dave Coleman, Director of Water Services, explained that the contract was not transferrable. He briefly explained the genesis, which began two years ago.

**2g:** Carla Robinson, City Attorney, stated that negotiation of real property is in the process, and this may not be right time to discuss.



**5. Presentation, possible action and discussion regarding the report and recommendations from BerryDunn Consultants regarding analysis of the current City ERP software and recommend alternatives.**

Chad Snow and Keith Damon, with BerryDunn Consultants, reported on the challenges and needs identified during the project. Many City departments are using manual processes to track information outside of SPS, and the inability to drill down to source information including supporting documentation creates numerous challenges. Budget preparation typically involves the use of MS Excel spreadsheets, disparate systems do not promote data sharing. The City needs a system that will automate/integrate existing processes with dashboard capabilities. The City requires a system with contract, project and grant management functionality, along with system-wide attachment capabilities. There should be self-service functionality with user friendly ad hoc reporting/query capabilities.

Two options were presented for the Council's consideration. Option 1 is to implement the newest version of SunGard's ERP software (ONESolution). This option is essentially considered a new software implementation, and implementation costs would be incurred. He noted that not all equivalent modules are available for implementation, and existing challenges may still exist. Option 2 is to issue a Request for Proposal (RFP) for a new ERP System. This would require a competitive procurement process and substantial commitment from City staff, specifically in the development of functional and technical requirements. Existing business practices would also need to be revised.

The implementation timeline would be between 15 and 21 months for Option 1 and between 12 and 36 months for Option 2. Factors to consider include available staffing levels, other City-wide projects underway, and potential third party applications. RFI cost estimates were also provided to the Council.

Based on the business needs and the challenges documented by both BerryDunn and City staff, BerryDunn recommends that the City proceed with Option 2.

Staff recommends accepting the Remediation and Action Plan and to engage Berry \Dunn to develop a contract for next project steps - through identification and contract negotiations with an ERP system vendor, implement project planning activities, including selection and contracting with a Project Manager.

**MOTION:** Upon a motion made by Councilmember Nichols and a second by Councilmember Mooney, the City Council voted seven (7) for and none (0) opposed, to accept the report and direction to staff to go forward with Option 2. The motion carried unanimously.

The Workshop recessed at 6:56 p.m.

The Workshop reconvened at 8:24 p.m.



## **6. Presentation and discussion regarding the Wellborn Area Plan.**

Matthew Robinson, Senior Planner, reported on the planning process. Preliminary work on the plan began in late 2011. There were seventeen resource team meeting and four area meetings to discuss issues and opportunities, land use concepts, and draft land use/thoroughfare. Design Workshops were conducted in February, and an Open House was held March 5.

The Plan components include four chapters (introduction, community character, mobility, and implementation) and three appendices (existing conditions, thoroughfare capacity analysis, and public input summary. Community character will look at the preservation of community resources, land use and development, zoning, and community design and appearance. Ten land use designations are proposed:

- Wellborn Rural (3-acre + single-family)
- Wellborn Estate (2-acre + single-family)
- Wellborn Estate - Open (2-acre + single-family; cluster to 1-acre)
- Wellborn Preserve (1-acre + single-family)
- Wellborn Preserve - Open (1-acre + single-family; cluster to 20,000 square feet)
- Wellborn Restricted Suburban (20,000 square foot single-family; cluster to 8,000 square feet)
- Wellborn Suburban (5,000 square foot single-family)
- Wellborn Commercial (small-scale commercial)
- Wellborn Business Park (planned industrial office/research)
- Wellborn Institutional/Public

The chapter on mobility will address the street network (type, capacity, safety), bicycle and pedestrian mobility (types of facilities and modifications), and infrastructure/improvements (street maintenance).

The chapter on implementation will provide the timeline, implementation and coordination roles, funding, tasks, and ongoing evaluation.

Future meetings are scheduled for:

- Monday, April 1<sup>st</sup> - Bicycle, Pedestrian, Greenways Board
- Thursday, April 4<sup>th</sup> - Planning & Zoning Commission
- Thursday, April 25<sup>th</sup> - City Council

## **7. Council Calendar**

- **March 29 City Offices Closed – HOLIDAY**
- **April 3 M.B. Zale Lecture & Awards Luncheon “Rodney Faldyn-CEO Academy Sports & Outdoors” Lecture @ Rady auditorium and Luncheon @ Christopher’s (transportation provided from campus), 11:30 a.m.**
- **April 3 Audit Committee Meeting in City Hall Administrative Conference Room, 4:30 p.m.**
- **April 4 P&Z Workshop/Meeting, Council Chambers, 6:00 p.m. (John Nichols, Liaison)**



- April 5 Council Budget/Finance Committee Meeting in City Hall Administrative Conference Room, 1:00 p.m.
- April 5 Chief Elmer Schneider's Retirement Reception at Annenberg Presidential Conference Center Banquet Room, 3:00 p.m.
- April 6 Opening Ceremonies – CS Little League @ Brian Bachman Community Park – 1600 Rock Prairie Road, 10:30 a.m.
- April 11 Executive Session/Workshop/Regular Meeting at 4:30, 6:00 & 7:00 p.m.

Council reviewed the Council calendar.

**8. Presentation, possible action, and discussion on future agenda items: a Council Member may inquire about a subject for which notice has not been given. A statement of specific factual information or the recitation of existing policy may be given. Any deliberation shall be limited to a proposal to place the subject on an agenda for a subsequent meeting.**

There were no items requested.

**9. Discussion, review and possible action regarding the following meetings: Animal Shelter Board, Arts Council of the Brazos Valley, Arts Council Sub-committee, Audit Committee, Bicycle, Pedestrian, and Greenways Advisory Board, Blinn College Brazos Valley Advisory Committee, Brazos County Health Dept., Brazos Valley Council of Governments, Bryan/College Station Chamber of Commerce, BVSWMA, BVWACS, Convention & Visitors Bureau, Design Review Board, Gigabit Broadband Initiative, Historic Preservation Committee, Interfaith Dialogue Association, Intergovernmental Committee, Joint Neighborhood Parking Taskforce, Joint Relief Funding Review Committee, Landmark Commission, Library Board, Metropolitan Planning Organization, National League of Cities, Parks and Recreation Board, Planning and Zoning Commission, Research Valley Partnership, Regional Transportation Committee for Council of Governments, Sister City Association, TAMU Student Senate, Texas Municipal League, Youth Advisory Council, Zoning Board of Adjustments.**

Councilmember Nichols reported on the Brazos County Health Board meeting.

Councilmember Schultz reported on the RVP.

Mayor Berry reported on the MPO and the Compensation & Benefits Committee.

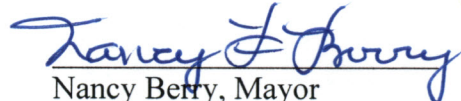
Councilmember Mooney reported on the Council of Governments, BVSWMA, and the CVB.

Councilmember Fields reported on the P&Z.

Councilmember Benham reported on the Gigabit Broadband Initiative.

**10. Adjournment**

**MOTION:** There being no further business, Mayor Berry adjourned the workshop of the College Station City Council at 8:40 p.m. on Thursday, March 28, 2013.

  
Nancy Berry, Mayor

ATTEST:

  
Sherry Mashburn, City Secretary